CITY REAL ESTATE FOR SALE. From Battery to lith St., Inclusive. A RARGAIN, -ALLEN ST., NEAR RIVINGTON: 5 Storr, double tensment, basement, stores, all rented for \$2,054; can be bought for less than 10 per cent, rental since. RENT GUARANTEE CO., 540 Grand st. A NEW SIX STORY BUILDING IN SOUTH STH AV. A STORE PROPERTY IN COUNTIES SLIP FOR sale at only \$13,500; well rented.
T. S. CLARKSON & CO., 55 Liberty st. A CORNER ON WOOSTER ST., BRLOW 4TH ST., for sale; old buildings renting for nearly eight per cent on price.

T. S. CLARKSON & CO., 55 Liberty St.

A WELL PAYING FLAT, NEAR AND WEST OF Broadway, bolow 14th st.

T. S. CLARKSON & CO., 55 Liberty St.

T. S. CLARKSON & CO., 55 Liberty St. A FIVE STORY CORNER BUILDING, 289 AND 382
Water at., for sale or to let.
RULAND & WHITING, 5 Backman at.
A BLOCK FRONT ON WEST ST., SOUTH OF BARclay: prompt buyer can have possession May 1 next,
Apply PHILLIPS & WELLS, Telbujue Ruliding.
CORNER NORTH MOORE AND VARICK.—FOUR
story Building; sail or lease, JACOB LEULY, 34 Pine at.

FOR SALE-ON 2D AV., NEAR STH ST., A WELL built four story brick Dwelling, 20x455x120.

E. H. LUDLOW & CO.,
47 Liberty st. and 500 5th av. FOR SALE-CORNER PROPERTY IN THE NINTH ward, 22x85, with Buildings; no agents need apply.
WM. H. DOBBS, 108 Bank st. GREENWICH ST., NEAR CORTLANDT, AT AUC-tion price, \$30,000. S. VAN WINKLE & CO., 2616 East 42d st.

PRIVATE SALE.

RICHARD V. HARNETT & CO.,

71 and 73 Liberty st.

Plit st., near Stanton,

two five story brick Flats; all improvements;

25x85x115 cach; terms easy; price \$70,000. Eldridge st., near Broome. Old Building, Lot 25x87.6; price \$19,500; terms very easy to builder.

Large Corner, West st., for builder; terms very easy; 75x100. Chatham square, large four story Building, 50x137, at a bargain.
RICHARD V. HARNETT & CO.,
71 and 73 Liberty st.

20 JANE ST.—FIVE STORY BOUBLE TENEMENT; rents \$2,436; bargain; \$22,000. BAHAN, 261 West 14th st.

Above 14th St., 5th Av. to East River. A -ATENTION OF HOUSE BUYERS CALLED TO hose elegant four story and extension Dwellings on 92d to, between 5th and Madison avs., 19 to 21 foot fronts; lao three story Dwellings on southeast corner 93d stand Madison av., 20 foot fronts; prices very moderate.

WALTER ESID, Owner and Builder, office 11 East 92d.

Owner and Builder, office 11 East 52d.

A.-5TH AV. (LENOX HILL).—A CHOICE EXTRA wide Corner Let. with or without street Let connecting, for sale or exchange for Business Property.

W.M. P. SEYMOUR, 171 Broadway.

A.-5TH AV. (LENOX HILL).—EXTRA WIDE, ELEgant Corner House for sale exceedingly cheat. Apply to W.P. SEYMOUR, 171 Broadway.

A.-PLOT OF FIVE FULL LOTS ON 124TH ST. Bear Harlem River; suitable for factory, stable or coal yard: easy torms. PORTER & CO., 211 West 125th at.

A MEDIUM SIZE HOUSE ON MURRAY HILL, meat 5th av., for sale low.

T. S. CLARDSON & CO., 55 Liberty st.

ATTENTION.—DESIRABLE PARK AV. CORNER Lots; 160x100; choice location for spartment house.
FOLSOM EROTHERS, 834 Broadway.

EAST 91ST ST.—TWO PRIVATE HOUSES, FOUR

EAST 91ST ST.—TWO PRIVATE HOUSES, FOUR story and basement brown stone; finest in city; price \$35,000; worth \$50,000; BILLINGS & DERRICK, 216 Church st.

BILLINGS & DERRICK, 216 Church 86.

FOR SALE-TWO FINE FOUR STORY DOUBLE
Flats, well rented, in fine order, newly renovated, on
86th 8t, west of 3d av. Call on owner, between one and
three, 79 Cedar 8t, room 12.

FOR SALE-TO ULOSE AN ESTATE, THREE
story brown stone House on 100 foot street, near Loxington av., price only \$18,000. Apply
WM. S. ANDERSON & CO., 1,242 3d av. FOR SALE-NEAT, COMFORTABLE HOUSE, 20 feet front, furnished or unfurnished, cheap. 413 East

GREAT BARGAIN.—HANDSOME NEW HOUSE, modern style; best part of Harlem, near Madison av., price \$12,800; only \$1,000 cash required.

SIRE BROTHERS, 183 Broadway. LEXINGTON AV.—HOUSE FOR THREE FAMILIES; only \$2,000 cash required. BILLINGS & DERRICK, 216 Church at. SEVENTY-THIRD ST.—THREE PULL LOTS, BE-tween 2d and 1st avs., for sale. Apply to Mrs. M. A. LYDDY, 331 5th av.

TWO DECORATED PRIVATE DWELLINGS FOR sale, 1,232 and 1,234 Madison av., between 88th and 89th sis; watchman on the promises.

E. EILPATRICE, Builder. TO BUILDERS -FIVE STORY UNFINISHED BROWN atone, 130 East 87th; low, FRED S. MYERS, 619 Broadway.

FRED S. MYERS, 519 Broadway.

\$500 CASH, BALANCE MONTHLY PAYMENTS49th st., near Madison av. Reom 12, fourth floor, 120
Broadway.

\$1,500 CASH-GREAT BARGAIN-DOUBLE TENEment, near 2d av., price \$13,500; rent ever \$100 menth;
must be sold. SiRE BROS., 185 Broadway.

\$3,000 WILL BUY FOUR STORY BROWN STONE
Single Flat, 172 East Solt st., 19x70x100.2; all modern
improvements; chempest house offered. See owner, 1,376
3d av.

36.sv. 38,000 CASH, BALANCE MORTGAGE, WILL PUR-chase four story brown stone House, Lexington av., be-low 50th at., rental \$1,500 per year. ANDERSON, 89 White, \$15,500 CASH.—EAST SIDE, NEAR 25D ST.—DESIR-abla five story improved Double Tenement, 25x87x100; rent \$3,400; mortgage \$18,000; good renting location. FOLSOM BROTILERS, 834 Broadway. \$35,000 PURCHASES ELEGANT BROWN STONE private Residence, below 40th st., adjoining Park av.
ANDERSON, 89 White st.

Above 14th St., 5th Av. to North River. A .- THE ATTENTION OF THOSE WHO WISH TO PURCHASE A FIRST CLASS

PRIVATE RESIDENCE
IS CALLED TO
NO. 137 WEST 71ST ST. BETWEEN COLUMBUS AND AMSTERDAM AVS.

-A-BEFORE BUYING ANYWHERE ELSE examine the FINEST HOUSES

BUILT BY JOHN G. PRAGUE, ARCHITECT.

Perfectly magnificent in all details and finish;

NOS. 133 TO 141 WEST SOFH ST.

boulevard street, 190 feet wide; no other street in the world as fine in its artistic laying out; houses full width and of immense depth; back staircases, double cellars, &c. Apply to FOWEE, 1,440 Columbus av. An EXCEPTIONALLY WELL BUILT FOUR STORY brown stone Private Residence, 18x55x102.2, with three story extension, a restricted block in the tendericin of the west side; will be soid at a less price than the cost to build. Call or send for complete list of West Side Property, just published.

FRANK L. FISHER & CO., 1,357 Columbus (0th, av., southwest corner Sistes).

A.—SPECIAL BARGAIN.

Four story brick and brown stone House, 25x65, with butler's pautry and bathroom extension, on 109 foot street, adjacent to Manhattan aquare; price only \$50,000; ook at this before purchasing elsewhere; the best value for the money on the west side; call or send for our illustrated catalogue. FRANK L. FISHER & CO., 1,257 Johnbus (Pth) av., southwest corner Sist at, ("L" stafon,"

A.—PARTIES WISHING TO PURCHASE
a first class private House
at very reasonable price
would do well to examine the newly finished Houses
Nos. 152, 154, 156, 158 West 74th st.,
the wear Columbus and Amsterdam way.
These Houses are thoroughly and substantially built
by day's work and are inished in the best and most complete manner. Always open.
Address JOHN CUAR, Builder, 154 West 74th st.

116th st., near Lenox av., three full Lots for sale. NO RESTRICTIONS. Apply to owner, A. LUSTIG, 59 Liberty at.

THE WEST END, elegant 355 story attractive fronts Private Dwellings, 20256, and butler's bantry extensions; hard wood, cabinet trimmed throughout; location unsurpassed. Apply on premises.

Apply on premises.

W. E. LANCHANTIN, Owner.

A.—HANDSOMEST HOUSES ON THE WEST SIDE:
to the story Dwellings on West End av. 78th and 77th sts.;
priess low: easy terms. Also small Houses in Harism;

DORE LYON, 321 West 136th st. DORF LYON, 321 West 13615 at.

A COSEY, COMFORTABLE THREE STORY AND
basement brick House, with lot 40x100, on Kingsbridge
road, near 162d at., for sale low; terms to suit; just the
place that will advance in value. HOWARD G. BADGLEY, 10th av. and 155th st., or 72 Wall at.

A LARGE PLOT OF LOTS ON A LEADING AVEaue up town, suitable to out up and sell separata, or
choice site for since private residence; terms say,
HOWARD G. BADGLEY, 10th av. and 144th st., or 72
Wall st:

A.—FOR SALE—A PROMINENT AND VALUABLE
Cerner Property for improvement; five Lots, old Buildings, near Fifth Avanue Hotel.

W. P. SEYMOUR, 171 Broadway.

A. BARGAIN IN THREE STORY BROWN STONE

Houses, calinet trimined, 305, 55 restricted block.
ZINMERMANN, Builder, 450 West 54th st.

A.-FOR SALE, UN 74TH ST., a 20 foot four story House; price \$20,000. J. B. HAY or J. O. BAKER, 7 Wall st.

A.—NOW IS YOUR OPPORTUNITY TO BUY THE only two remaining of row il Housea built by WILSON & TICHBORNE, 177 and 179 West 87th st. A GREAT BARGAIN, -FOUR STORY HOUSE, NEAR Bloadway; price \$13,000; only \$1,000 cash required. SIRE BROS., 183 Broadway. Bloadway: price \$13,000; only fallow and sure an

CITY REAL ESTATE FOR SALE. Above 14th St., 5th Av. to North River. A.—6TH AV., NEAR SETH ST.—A DESIRABLE PROPerty, 40x100, for sale or lease; also prominent Corne.
Property, Broadway, near \$20 \$50, to lease, long term.
WM. P. SEYMOUR, 171 Broadway. BUILDERS, ATTENTION - WEST 23D, NEAR STH av., 50x200; choice location for flats, POLSOM BROTHERS, 834 Broadway. BARGAIN TO QUICK PURCHASER.—WEST END av., three story House, near 72d st.
FOLSOM BROTHERS, 834 Breadway. CORNER HOUSES FOR SALE. 501 AND 519 WEST End av., corner 89th and 90th sts., 119 and 121 Loxington av., corner 28th st. B. H. BIXRY, 173 Broadway. Av., corner 28th at. B. H. BLART, It AND 23U STS.
CORNER 6TH AV., BETWEEN 14TH AND 23U STS.
New Building, five atories; rent \$5,018; price very low.
WILLIAM J. ROOME, 410 6th av. FOR SALE OR TO LET,

115th st. and Manhattan av., overlooking Morningside Park; two blocks from "L" station; eight choice and very desirable Houses, in perfect order throughout newly decorated and couloped with appropriate gas fix

tures; easy terms; houses open at all times

Choice investments in other sections of the city. GERALD R. BROWN,

Equitable Building, No. 120 Broadway. PINE BUILDING SITE ON AVENUE ST. NICHOLAS, 11 lots; the entire front west side, between 151st and 152d ats; price \$100,000; terms easy. Apply owner, 12 East 51st,

East Slet.

FOR SALE—TWO HOUSES, NOW BUILDING, ON south side of 58th st., west of 6th av.; will be completed to sait purchaser. Apply to

J. R. HAY, 7 Wall st.

FOR SALE—ON WEST 56TH ST., BETWEEN 6TH and 7th avs., handsomely finished private Stable of six stalls and box, coachman's rooms and lofts.

J. R. HAY, 7 Wall st.

FOR SALE—ON LENOX HILL, A BEAUTIFUL 20 foot House. Apply to J. R. HAY or J. O. BAKER, 7 Wall FOR SALE—THE SUPERBLY BUILT HOUSE 180 West 75th at., with its exquisitely unique decorations by Mesers, Fr. Beck & Co., of 5th av. Always open.

LENOX AV. NEAR 125TH ST.—HIGH STOOP brown stone private House; will exchange for Tenement; price #23,000; cheap.

BILLINGS & DERRICK, 216 Charch st.

ONE SOLD MONDAY OF THOSE 20X52 AND EX-tension three story basement and cellar brown stone front hardwood cabinet trimmed private bwellings; none batter for the money. JAMES BROWN, owner and builder, 141 to 149 West 63d.

BAURIFICE.—LARGE FIVE STORY FLAT, 27 FERT 4 Inches wide, on Grand Bonlevard and 98d st.; now; ac-cessible; complete. STEVENS, 9th av. and 98d. cessible; complete.

THE GRAND NORTHWEST, CORNER OF 72D ST, and West End av.; built with 100 beams, carved stone cornice, copper guiters and leaders, the roof, plate class, flas conservatory, hardwood cabinet trim throughout, built by days work and richly decorated, is offered for the next ten days at a large discount from price.

F. E. ROBINSON,
107 West End av., owner.

THE THREE STORY BRICK AND BROWN STONE modern Dwelling No. 15 West 120th st., near Mount Norris Fark; choice location; an exceptionally well built house, handsomely decrated, flue gas fixtures; price reasonable; terms and mortgage to sult; inspection invited.

WEST 76TH ST.-THREE FOUR STORY BROWN tone private Houses, hardwood finish, bay windows; stone private Houses, hardwood finish, bay but price \$36,000.

BILLINGS & DERKICK, 216 Church st. city. WEST SOTH ST. NEAR RIVERSIDE DRIVE.—FOUR story brown stone Basement, elegant finish; all improvements; price \$40,000, BILLINGS & DERRICE, 216 Church st., city. WEST 69TH AND 70TH STS.—FIVE FOUR STORY English basement Brick, brown stone finish; beautifully decorated; near Park; price \$20,500 each. BILLINGS & DERRICK.

WEST 105TH ST.—TWO FIVE STORY BROWN stone and brick Apartments; stoam heat throughout; seven rooms and bath; price \$72,000; this is a good lucestment. BILLINGS & DERRICK, 216 Church at.

vestment. BILLINGS & DERRICK, 216 Church st.

WEST S5TH ST.—THREE STORY BROWN STONE, for three families; price 514,000.

BILLINGS, 216 Church st.

WEST ISTH ST., NO 333, BETWEEN STH AND STH avm., north side.—Three story and half brick high stoop Dweiling, in perfect order; immediate possession; can be seen evenings.

WEST SIDE BOUSES AND FLATS: FULL LINE; all prices J. W. STEVENS, 98 av., corner 93d; wh av. and 104th, Beulevard, corner 88th.

\$8,500 CASH, E2,000 MORTGAGE.—SINGLE FLAT arms sth av. and 14th; paying investment.

HYATT, 1,675 Broadway.

#YATT, 1,675 Broadway.

\$14,500.—48TH ST, STH TO 9TH AV.—THREE STORY
brown stone 18x45x100 Dweiling; posnession May 1.

J. EDGAR LEAYCRAFT, 1,544 Broadway.

196TH ST., BETWEEN 7TH AND STH AVS. (one block from 135th st. elevated station). 3 STORY DWELLINGS,

which bear the most careful inspection; they cannot be duplicated under \$20,000 elsewhere; restricted neighbor-

hood. Apply on premises.
\$17,000 FOR ELEGANT THREE STORY PRIVATE
House op chelco residence block, below 59th st. Apply
P. S. TREACY, 1,009 9th av. North Side (Above Harlem River).

ADJACENT AND ON 177TH ST., 125TH ST. OF AN-nexed disrict; 420 front; two Corners; \$5,750; bargain; great future; call personally, BURNETT & CO., Tremont, BURNETT & CO., Tremons,

COTTAGES—MORRIS HEIGHTS (DOCK), 24TH WARD,

Northern and Central railroads, Rector st., 40 minutes;

Grand Central, 17 minutes; commutation 5 cents; prices

\$4,500, upward; all improvements; cheep lots,

ANDREW POWELL, 167 Broadway.

ELEGANT RESIDENCE, STABLE, NINE CITY Lots, 24th ward: healthful, restricted locality; magnificent scenery; might exchange, Photographs and particulars with AnDirect Powers, 107 Breadway.

TREMONT.—BARGAIN.—LOT. 32 FEET FRONT, FOR sale, \$1500, Fairmount av., fronting the Park; \$300 cash. Mrs. HOGAN, Prospect av. and 175th st.

At private sale only.

JOHN F. B. SMYTH,

69 Liberty st.

Ninth avenue Corner, near 104th st., 100.11 feet on avenue x4.70 feet on atrest; five story brick and stone Apartment House, five stores, 16 apartments; price \$120,000; sasy terms.

Southeast corner 110th st. and 4th av. and adjoining Flat, two stores, at algreat sacrifice; terms very easy. Builders-116th st., between Madison and 4th avs., four full Lots; price \$54,000.

rail Lots; price \$54,000.

Lenex avenue corner, below 185th st.—Five story brick Plat, with store; well rented; very cheap; easy terms. JOHN F. B. SMITH, 69 Liberty st. A.-FOR SALE OR EXCHANGE, CITY OR COUN-try Property; money to lean on bond and mortgage. IN-DEMNITY LOAN AND TRUST CO., World Building, New York.

A .-\$50,000-FOUR STORY BROWN STONE HOUSE, 53d st., close to 5th av.; others, all sizes and locations, \$50,000 to \$100,000 and upward.
W. F. SEYMOUR, 171 Broadway. A GREAT BARGAIN-PRIME INVESTMENT: PIVE story corner single Flat, below 80th st.; \$5,000 invested will pay over 25 per cent a year. SIRE BROS., 183 Broadway.

A.—PRINTED LISTS OF DWELLING HOUSES FOR sale will be mailed to any address.

T. S. CLARKSON & CO., 55 Liberty st.

A FINE CORNER FLAT, WITH STORES, LOCATED below 60th st.; only \$6,500 cash required; guaranteed to pay 25 per cent. Apply 940 2d av. BUILDERS-BEFORE BUYING, SEND OR CALL ON

us for diagrams of our large list of desirable Piots in all parts of the city, with and without loans.

W. S. ANDERSON & CO., 1,242 3d av.

IF YOU HAVE SS.000 OR SS0,000 WHICH YOU would like to invest in solid Real Estate as eight per cent interest I have the opportunity for you; the property is advancing 15 per cent yearly; security absolute; only principals answers.

LOOK AT THESE BARGAINS!

LOOK AT THESE BARGAINS! Wooster st., near Bleecker; only Plot left for improve ment, 98x100; price low; terms easy.

For investors.—Four family improved Tenements, on Perry st, \$42,000; rent \$4,900; easy terms. One on \$8th st, near 9th av., \$33,000; rent \$3,500. One on \$9th st, five story triple Flats, all improvements, for \$29,000; rent \$3,400. Also a three story brown stone private House, on 104th st, near Weat End avonue; all improvements; high location; easy terms; possession; those are all actual bargains; must sell. Apply to LOTS. LOTS.—WE HAVE FOR SALE OR EX-change 16 of the finest Lots in city cheep; price \$175,000. BILLINGS & DERRICK, 216 Church st

BROOKLYN PROPERTY FOR SALE
AND TO HENT.

A.-HOUSES FOR SALE-HROOKLYN UPTOWN
headquarters for home seekers and investors. WILLLAM P. RAE & CO., 394 Gates av., corner Nostrand.

BIG SACRIFICE-ONLY \$4.300 FOR THE COSEY
two story and basement brown stone House, nine rooms,
393 Builer at, mear Nostrand av.; half cash; possession
at once. See MURCH, 16 Court at. stonce. See MURCH, 16 Court at.

FOR SALE-LOTS 24TH, 25TH AND 25TH WARDS, close by clevated railroads; several bargains; Equities of some parcels will be exchanged for free and clear introved; also Lots for sale in all parts of the city.

D. P. DARLING & CO., 36 Court at., Brooklyn.

FOR SALE-HOUSES, NEW, 2, 2%, 3 STORY brown stone and fancy brick, in elegant location. Apply on premises, 685 Futnam av. T. W. SWINSON, Builder. GREENWOOD CEMETERY.—HANDSOME LOT FOR sale, near main entrance; a bargain.
E. EDMUND MARKS, 2,391 Broadway. E. EDMUND MARKS, 2,201 Broadway.

MONTAGUE ST.—OFFICE AND BUSINESS PROPerty for sale in line with Wall st. New York; future, Brooklyn money centre; cable road through hext spring. Address OWNER, 106 Herald office.

\$300 CASH, BALANCE \$50 MONTHLY—THREE story brick, Hanceck st. Room 12, fourth floor, 120 Broadway.

WESTCHESTER COUNTY PROPERTY FOR SALE OR TO LET. AT PELHAM MANOR, NEW ROCHELLE, LARCH-MONT, MAMAROSECK, RYF, PORT CHRSTER, GREENWICH, STAMFORD and all glong the SOUND, Maps, photographs and full particulars of property for sale or rent.

CHAS, FIELD GRIFFEN & CO., 42D ST. (opposite Grand Central Depot), ROOM 6. 42D ST. (opposite Grand Central Depot), BOOM 6,

AT YONKERS, 30 MINUTES FROM 428 ST — A Dedirable House, with all conveniences of city house; waits
filled in with brick; 13 rooms; piot 100x300, with trees
and fruit; stable (three stalls); price 312,000 and \$10,000
may remain on mortgage at five per cent. BELLOWS &
WARREN, Agents, 20 cetty square, ronkers.

COSEY MODERN COUNTRY HOME FOR SALE—
Handsome new residence, all modern conveniences;
alout half acre of land; five minutes' walk from station,
New York and New Haven read; beautiful location, near
salt water; beating, bathing, &c.; price \$6,50); or four
acre place, three-quarters of a mile from same station,
\$4,500. ANOUX & ELDRIDORS, S Beckman S.

FARM SO ACRES NEAR MANARONECK; LARGE 4.500. ARNOUX & ELDRIDGE, 5 Beekman S.
FARM, SO ACRES, NEAR MANARONECK; LARGE
tream of water running through it; splendid pastfrage;
call trees, &c., double house; large barn and chicken
ouse; lew rent. J. APPLETON WILSON, Mamaroneck.
NEW HOUSES OF FIVE AND SIX ROOMS; ONE
ot; four minutes to South Mount Vernon depot; high
rround; \$250 cash, halance to suit; price \$2.500.
W. H. BARD, 84th av., Mount Vernon, N. Y.

TARRYTOWN PROPERTY FOR SALE !!!
House, Carpenter Shop and Wagon House and Lot of land upon which same are situated, on the south side of Church st., in Tarrytown, Westchester county, N. Y.; it has 87 feet front and is 188 feet deep; was formerly known as the Elizabeth J. Lawrence property; same is in good repair and now rented. In relation to the above call on or address W. Milliard's SONS, No. 45 Broadway (room No. 94), New York city. way (room No. 94), New York city.

YONKERS REAL ESTATE FOR SALE!!!

The property and buildings thereon are situated on the southerly side of Depot st., nearly epposite the N. Y. C. and H. E. R. atalion, was formerly known as the Balloy property; embracing all the property facing on Depot st., between Napahan st. and Napahan River; is 25 fest deep; with this is a water grant under the waters of the said Napahan River, with the privilege of extending the buildings upon the same. Call on or address W. MILLARD'S SONS, 45 Broadway, room 04, New York city.

PROPERTY OUT OF THE CITY FOR SALE OR TO RENT.

AT \$6,000 ONLY.-36 ACRE STOCK FARM, NEW house, ample barns; Orange county; bargain.

V. K. STEVENSON & CO., 100 Broadway.

A HOUSE IN MOUNT VERNON TO LEASE OR FOR sale; 14 rooms; all newly decrated and in perfect con-

sale; 14 rooms; all newly descrated and in perfect condition; all improvements; ground 100x100; cheap. 16 East 42d st. A COUNTRY HOME. - NICE HOUSE, EIGHT ROOMS A COUNTRY HOME.—NUE HOUSE, EIGHT ROOMS, aere of garden, stable, carriage house, hensary, lot of fruit, on Grand av., Baldwin's, for \$3,301; one-third cash. U. L. WALLACE, Rockville Contre, L. I.

A. B. C.—ORANGE, N. J., AND VICINITY—MOST popular suburb; Real Estate all stutions,
EDW. P. HAMILTON, 96 Broadway.

ASBURY PARK, N. J.—SALE OR EXCHANGE, Roarding House, Brooms, furnished; lake front. Apply to BYRAN, No. 11 Wall st., room 51.

ASBURY PARK HOTEL AND ONE AT OCEAN Grove for sale, furnished. T. W. HEALD, 171 Broadway FOR SALE-CHEAP, AND ON EASY TERMS IF FOR SALE—CHEAP, AND ON EASY TERMS IF sold at once, Birmingham Inu, Birmingham, Burlington county, N. J.: main line Pennsylvania Bailroad to the shore: 24 miles to Philadelphia; 30 trains daily; 3x trains from New Yerk; a handsome new Hotel, containing 75 bedrooms, with parlors, reception rooms, duning rooms, &c.: new and completely "furnished; 200 yards from station; billiard rooms, tenpin alleys, laundry and servants' quarters in separate buildings; commodious stabling and large lake; the Bancocas Crock passes through the grounds, consisting of 130 acres, a large portion of which is covered with pine forests. Further information can be obtained and photographs examined at Murrall Doblins' office, 110 South 6th st., Philadelphia, or FRANK EABL, Femberton, N. J.

FOR SALE-FINE INVESTMENT: A QUARTER OF mile fronting on Sound; fine Sites for villas and island connecting; good House, with improvements; baras, beat houses and dock, bath and billiard houses; fifty minutes from New York; terms reasonable. Address JOHN, box 315, 1,283 Broadway.

FLORIDA VEGETABLE FARM, WITH FINE OLD orange grove, excellent condition; furnished house; barn; railroad station; 80 acres; easy terms; will exchange.

ONDIT, 1,179 Broadway. change.

CONDIT. 1,179 Broadway.

GOOD INVESTMENT.—FOR SALE AT LOW FIGURE, through death of partient, 3600 acree of Land in Nahraska; SOO acree are in cultivation, the rest divided up in large pastures; good frouse, stabling and sheds; also extensive castio feeding sheds; railroad runs through property, which is increasing in value; has baid 10 per cent per annum the last four years. Address I, D., Post office box 1,518.

office box 1,010.

HOW DOES THIS STRIKE YOU'Y
You want a house and grounds.
I have the land for sale
And will build you a house,
You can pay one-tourth cash,
The baisance remaining on mortgage,
Honse of seven rooms, with an acre,
Will cost you about \$ 0,000.
One hour from city: chean fares,
Address HEIGHTS, 100 Herald office.

HOTEL FOR SALE OR TO LET FOR A TERM OF years and Furniture for sale; located in a flourishing. New England city of rover 40,000 inhabitants and an important relivoid contro; the hotel contains over 120 rooms; situated in the heart of the city and is first claim overy respect; a rare opportunity for a hotel man. For terms and full particulars call on or address L. B., 17 Fearl st.

27 Pearl st.

HANDSOME COUNTRY RESIDENCE ON THE beautiful Shrewsbury Elver, with 90 seven of productive land; bargain for cash, or will exchange for desirable city property. Apply WILLIAM S. ANDERSON & CO., 1,242 3d av., New York.

city property. Apply Will. LAM S. ANDERSON & CO., 1,242 3d av., Now York.

HOUSES, COTTAGES FOR SALE AND RENT; \$300, \$400, \$400, \$400, \$1,300.

D. T. CORNELL, CHiton, Staten Island.

ORANGE, N. J.—ON, HIGHLAND AV., CORNER Fuller terrace, perfect bulgblorhood, sale \$12,500, Residency, modorh. conveniences; grounds 105x200; forest shade. EDW, P. HAMILTON & CO., 96 Broadway.

RIDGEWOOD, 45 MINUTES (ERIE) FROM CITY.—
Elegant Country Residence, formished; lawns. Address MODERATE RENT, 301 Herald Uptows.

STATEN ISLAND.—HOUSES FOR SALE, TO LET; Building Sites; reasonable prices. PHILLIP C. SUS, Resident Agent, 372 Richmond terrace, New Brighton.

TO CAPITALISTS AND BUILDERS.

TO CAPITALISTS AND BUILDERS.
Valuable Business Property in the heart of the city of
Baltimore for sale.
The trustees of the Associate Reformed Church of Baltimore offer for sale the Site of their old church, fronting about 135 fact on Fayette et, between Charles and Liberty sts., with a depth of about 100 feet to a 15 foot alley; this property is in the contre of the wholesale and retail section of Baltimore, surrounded by the prominent public buildings and botals of the effy: the widealner of

retion of Baltimore, surrounded by the preminent pub-buildings and hotels of the city: the wideling of yotte at, now in progress, to which the city has appro-lated 505,050, will make this property among the distance of the progress. Address WALLACE KING, settlent, Baltimore.

Prosident, Baltimore.

65 LOTS. CORNER JACKSON AV. AND WOODSIDE av., immediately adjoining Long Island City, in the township of Newtown; three miles from Thirty-fourth street farry, two miles from Ninely second atreet ferry; the miles considered to the second proposally for hotely the miles of the second proposally for hotely the miles of the second proposally for hotely the miles of the second proposally for hotely for hotel

A-RESIDENCE PROPERTY IN EXCHANGE FOR

FIRST CLASS FLATS WANTED IN EXCHANGE for improved 28d ward Lots. LOT OWNER, box 184 Horald. Horald.

IN 124TH ST.—A THREE STORY BROWN STONE handsomely decorated, with carpets; price \$11,500 if solt this week.

BARNETT & CO., 8 East 125th.

this week. BARNETT & CO., v East 125th.

THOSE NEW FAMILY APARTMENT BUILDings facing the Park, extra width and dapth; steam heated, decorated; fully rented; large income; will exchange, tegether or separatory, for subtribute or country Property; quity \$16,000 cash. Address DRAMOND, \$7 Hanock place, New York. WILL EXCHANGE FOR STOCK FARM OR COUN-try Seat first class (quat side avenue) Tenements, all ronted; small morigage. Owners, MARTIN BROS., 10 Wall st.

Wall at.

WILL EXCHANGE HANDSOME PLACE IN MOUNT
Verhon for leasehold property, in good location.

UWNER, 1,238 Broadway. 75TH ST., 22 EAST. STATELY TWENTY FIVE FOOT Rouldonce, near Park; perfect order; large extension; price \$50,000; mortgage \$32,000; exchange, ROBINSON, owner, 145 Broadway.

REAL ESTATE WAN ED. REAL ESTATE WAN ED.

A -WANTED-FOR OUR SPRING LIST IMPROVED and unimproved Property to let and for sales no charge for registering. J. ROMAINE BROWN & CO., 09 West Side st., norsh Breadway.

A BELLABLE APPRAISEE'S 24TH WARD PROPerty wasted; send diagram and particulars. BURNETT & CO., Builders, Tromont.

CAN SELL CHEAP, AUREAGE PROPERTY AND large Plots, north of Harlem River.

ANDREW POWELL, 167 Broadway. ANDREW POWELL, 167 Broadway.

EXCEPTIONALLY CHOICE MODERN PLACE, fashionable part Moniciair, house bubstantial, attractive; les 294x00; \$87,500; might exchange for city Basingner; state particulare, ROBERTSON, Post office box 1,000, New York city.

FOR INVESTMENT—FLAT BUILDING; GOOD LOcation; \$20,000 to \$25,000. Owners address investor, box 145 Heraid Uptown.

WANTED—IN THE ORANGES, NOT TOO FAR from D. L. and W. stallons, a House with all modern improvements, supply sed shady grounds; beal thy location; flat class neighborhood; price not exceeding \$13,000. Address W. H., 316 Heraid.

WANTED—TO BUY A SINGLE FLAT ON WEST

WANTED-TO BUY A SINGLE FLAT ON WEST dde, in a quiet neighborhood; price not to exceed \$25,000. Address SINGLE FLAT, 233 Herald Uptown office.

WANTED-FOR OUR SPRING LIST, WESTCHESTER and adjacent counties Property of all descriptions for sale and yent.

FISH BROS., 16 East 23d st., city.

wale and rent. FISH BRUS., 16 East 23d st., city.

WANTED TO BUY OR RENT-FARM FRONTING ON river, bay or groun, with residence with all conveniences. Address KENT, 343 Herald office. WANTED TO BUY FOR CASH-IMPROVED CITY Real Estate. Apply to principals, SIRE BROS., 183 Broadway. WE HAVE BUYERS FOR GOOD CITY PROPERTY.

Prompt correspondence solicited.

FORD & GRANGEE, Mills Suilding. PORD & GRANGER, MIDS Building.

WANTED-IN THE VICINITY OF NEW YORK, a plant for the purpose of manufacturing bone and from blacks; will rent or buy. Address COLOR, Herald office.

blacks: will rent or buy. Address Collor, Heraid one.

WANTED-LARGE STOCK FARM, WITH STOCK, in exchange for good paying City Property. Apply 183
Broadway, room i.

WANTED-HOUSES, FURNISHED AND UNFURmished; for good tenants.

JAMES R. EDWARDS & CO., 1,293 Broadway.

WANTED-SIX TO EIGHT LOTS, TOGETHER, 23D
to 59th st., west of 5th av.; cash customer.

FRANCIS S. Glary, 1,295 Broadway.

REAL ESTATE WANTED. WANTED-BOOD PAYING IMPROVED PROPERTY or sligible Building Lots in exchange for \$10,000 to \$20,000 of consolicated first mortgage five per cent Bonds of a corporation of the city of Brooklyn. TAYLOR & PALMER, 70 Court st., Brooklyn. WANTED-TO LEASE A CORNER LOT ON UTH av., 100x150, from 42d to 59th st. FRANCIS S. GRAY, 1,295 Broadway.

REAL ESTATE AT AUCTION. A - A - RICHARD V. HARNETT & CO., AUCTION will sell at auction WEDNESDAY, February 4, at 12 o'clock noon, at the Real Estate Exchange and Auction Room, 80 to 65 Liberty st... 218 WEST 371H ST.—Four story brick Factory. THURSDAY, February 5,

COURT OF COMMON PLEAS FORECLOSURE SALE. 252 WEST SATH ST., HETWEEN 7TH AND STH AVS.— Five story single apartment House; all improvements; hardwood finish, perfect order, 21.9288,9298.8.

Pive story slugie apartment House; all improvements; hardwood finish, perfect order, 21.5x88.9x68.0.

23. COMMERCE ST.—Three story Dwelling, Maps at Auctioneers, 71 and 73 Liberty st.

A—PHILIP A. SMYTH, AUCTIONEER.
SMYTH & RYAN will sall at anction, weDNESDAY, FEBRUARY 4, AT 12 O'CLOCK, at R. sl. Estate Exchange, 59-65 Liberty st.

SUPTEME COURT FORECLOSURE SALE, under the direction of Maurice Lynne, Esq., Referee, to the story basement and sub-cellar brown stone Dwelling, hard wood frim and every improvement; beautiful HOADLEY, LAUTERBACH & JOINSON. Deft's AWys., 120 Breadway, New York city.

Maps, &c., at Auctioneers' office, 70 Liberty st.

AUCTION SALE AT NORFOLK, VA.
The valuable Wharf Froporty known as Campbell & Maxwell's running from ferry to Ronnoke Dock, which is in the contre of the city; three large brick Warshouses, with refrierating rooms, and frame Freight House, a large lee Machine, commenced in August and completed in November, 1804, and in complete running order; will be sold at auction, in Norfolk, Va., February II, 1881, on the premises, at 12 o'clock.
Terms—One-third cash: bainnee in one, two and three years, with interest. Map of above property can be had on application.

W. H. H. TRICE & CO., Anctioneers.

A.—PHILIP A. SMYTH, AUCTIONEER.
SMYTH & RYAN will sell at anction.

IST AV. AND 20TH ST., hortheast corner, substantial four story and cellar brick Building, with atore, size 24x58, in good order. This is a very desirable piece of investment property. Maps, &c., at Anctioneer's office, 70 Liberty st.

JAMES C. LALOR, AUCTIONEER.
TUESDAY, February 10, 20 COLOCK.

Maps. de., at Anctioneer's office, 70 Liberty st.

JAMES C. LALOR, AUCTIONEER,
will sell at auction,
TUESDAY, FEBRUARY 10, at 12 O'CLOCK,
AT THE REAL ESTATE EXCHANGE, 65 LIBERTY ST.,
VALUABLE INVESTMENT PROPERTY,
33 South William st, and 35 Stone st. connecting, near
Four story brick Building rented to one tenant.
For maps, terms, &c., apply to Ernst G. Stedman, atturney, 120 Broadway, or Auctioneer, 69 Liberty st.

JAMES L. WELLS, AUCTIONEER.
Supreme Court Sale,
at the Real Estate Exchange, 501 Liberty st.,
WEDNESDAY. February 11, noon.
19 FORSYPH ST.,
25x100, and six story double Tenement. Maps and particulars with Mitchel Levy, Referee. 132 Nawsau st.;
Messre A. & L. Levy, Plaintiff a Attorneys, 25 Chambers
st., and Auctioneer, 59 Liberty st.

et., and Auctioneer, 50 Liberty st.

PETER F. MEYER. AUCTIONEER.
BY ORDER OF
DANIEL S. MILLER AND CHAS. B. APPLEBY.
EXECUTORS ESTATE OF ANN K. MILLER, deceased,
ADRIAN H. MULLER & SON
will soil at auction on
THURSDAY. FEBRUARY 12, 1891,
at 12 o'clock, at the Real Estate Exchange,
59 Liberty st.
NOS. 518 5TH AV.

NOS. 518 5TH AV.,

390 GREENWICH ST. AND

120 WARREN ST.,

404 AND 486 GREENWICH ST.,

aouthwest corner Watts at.

Maps, &c., at the Auctionser's office, 1 Pine st. TO LET FOR BUSINESS PURPOSES. A STORE, BASEMENT AND SECOND FLOOR,

21 West 28d st., adjoining Fifth Avenue Hotel, handsomely fitted up for store and office purposes.

JOHN T. WILLIAMS, SI Fulton at,

A.—LOFTS, 18,090 SQUARE, FEET EACH, NEW
building, northeast corner 13th and Hudson sts., also
frost, on 14th st., windows all sides. 20 running feet,
large skylights, passenger and freight elevators, stem
nower, every convenience; one fortoman can overlook
large business here. Apply to JOHN PETTIT, 93 Nassau.

A.—a.—OFFICES, HANK BUILDING, REFERMAN

A.-A.-OFFICES, BANK BUILDING, BEEKMAN, corner Pearl st. very light; all neat, quiet decentions; singly or en suite; from \$200; every known convenience; four minutes wank from Post office. Apply on promises.

A.-MAIDEN LANE, 51 AND 58 JEWELLERS: EXchange Buildings). -Offices and Floors; passenger elevator and every convenience; very low rents.

JOHN PETTIT, 93 Nassau.

A.-LIGHT LOFTS IN NEW BUILDING, NORTHEAST obrier 12th and Greenwich sis, 41x73; windows all sides; power, elevator, &c.

JOHN PETTIT, UN NASSAU.

A.— TO LET-IN DRY GOODS STORE space for two of following departments:—Shoes, gloves, millinery, corsets, furs. parasols and umbrelias; uphostery, carpets. BOYNTON'S, ofth are, and 16th st.

A.—A.—FIVE VERY LIGHT LOFTS TO RENT IN now building corner Lasight and Varick sts., containing 5,000 square feet each; steam hest, power and elevator service.

JOHN T. WILLIAMS, 31 Fulton st.

A.—LIGHT LIFT.

5,000 square feet each; steam fiest, power and conservice.

A.-LIGHT LOFT.

25x75, rent \$900,

to let, with steam heat, power, elevator, &c.
Apply No. 89 Cliff et.

A FEW SMALL OFFICES, CONNECTING OR separate, at very low prices, to let, corner of Church and Cortisand; star, suitable for light manufacturing business. Apply to HORAGE S. ELY, 64 Cedar st.

A BARGAIN IF LET IMMEDIATELY.—ONLY STORE and Basement left; spaclous, elegant building, 30x100, 72 Wooster st.; steam elevator, heat, unlimited power; light all sides; must see to appreciate. Apply in storo.

A.—VERY DESIRBLE CORNER STORE, 125TH ST. and Lexington av, 40x70 feet, suitable for grocer; rent \$3,500; also others on 125th st., \$1,100 up.

PORTER & CO., 211 West 125th st.

A LARGE BUILDING, SUITABLE FOR CARRIAGE A LARGE BUILDING, SUITABLE FOR CARRIAGE repository or furniture, corner Broadway, 7th av. and 47th st., to lunse. Owner, 2sl West 54th st.

A.-FIRST STORY AND BASEMENT, NO. 18 WAL-

ker st., to lot at very low price; possession February 1 Apply to HORAC: S ELY, 64 Cedar st. A FOUR STORY FACTORY, EAST SIDE, CEN-trally located 25x100, with or without Power, suitable for any manufactoring business. Apply 16 East 42d st. A LARGE STORE AND BASEMENT TO LET IN Temple Court, 119 Nassau st. RULAND & WHITING, 5 Beekman st.

A FIVE STORY FACTORY, LIGHT ON FOUR SIDES, with power; opposite New York Contral freight depot. GEORGE SIEMER, 628 West 30th st.

A.-LIGHT BANEMENT AND SUBGELLAR, WILHam st., near Frankfort st.; to rent. SMYTH & RYAN, 70 Liberty S. MYTH & RYAN, 70 Liberty S. SMYTH & HYAN, 70 Liberty st.

A LARGE FURNISHED OFFICE TO RENT ON West 23d st.; suitable for any basiness.

Apply GEORGE W. HENRY, 273 West 23d st.

A.-DESTRABLE LOFTS. NO. 89 MERCER ST., TO let at moderate prices; possession February 1.

Apply to HORACE S. ELY, 64 Cedar st.

Apply to HORACE S. ELY, will Cedar #1.

BUILDINGS AND STORES,—NEW BUILDING, 117
Mercer st., elevator, steam heat, &c.; also Store near
Canal st.; immediate possession

JACOB LEULY, 42 Pinest,

BUILDING TO LET—PEARL ST., NEAR BROADway: rent \$1,200; possession at once,
E. A. CRUIKSHANK & CO., 176 Broadway.

CHOICE DESKROOM; CHEERFUL; \$10. ROOM 136,
Stewart Building, 280 Broadway.

DESK ROOM TO LET IN DUANE ST. IN THE
centre of the shee trade; possession as once, Address
D, 377 Herald.

DESKIPARIL & PURESCHOOL D. ST7 Herald.

DESIRABLE FURNISHED OFFICE TO LET: MODerate rest. Apply room 12, 58 Liberty st,

DESK ROOM, WITH TOP DESK, 810 MONTH, IN
nice office, with telephone. 171 Broadway, room 15.

ENTIRE UPPER PART OF BUILDING TO LET-Chambers st., near Church, running through to Warren \$4,900. E. A. CKUIKSHANK & CO., 176 Broadway. FIFTH AV. AND 16TH ST. NOS. 5 AND 7 EAST, between 5th av. and Union square, 50 feet front by 100 leep, will be altered for first class business only, or will put up new building for responsible party, or will rent for offices; very desirable proporty in view of upcome movement of wholesale business. Apply to Mrs. M. A. LYDDY, 331 5th av.

FIFTH AV., BETWEEN 22D AND 23D STS.—BEST business location: four deep Floorst rout \$5,000. Apply to TORREY & SCHRAG, 124 West 23d st.
FOUNDRY TO LET.—GREENPOINT IRON WORKS, from May 1; six lots and buildings. Quay and West sts., FOR RENT-SMALL STORE 29 CBURCH ST. chesp until May 1.

LARGE YARD AND STORAGE SHEDS, EAST SIDE, autable for lumber yard, &c., or manefacturing purposes; currance on two streats. Address T. W. B., 111 Herald.

Heraid.

LOFTS TO LET AT 58 AND 60 FULTON ST; VERY light; just put in order; possession immediately.

RULAND & WHITING, 5 Beekman st,

LOFTS TO LET, TOGETHER OR SEFARATELY, IN buildings Nos. B7, 119 and 121 Liberty st, 25x100 each.

S. EDDY, 146 Broadway.

S. EDDY, 145 Broadway.

LOFTS TO LET, 25X100 FEET: GDOD LIGHT, CENtral location, elevator. N. Y. SARVEN WHEEL CO.,
No. 101 Blowery.

OFFICE ON SPCOND FLOOR OF ROWERY BANK
building, with extrance on the Howery and on Canal at
Inquire in the Benk.

NORTHEAST CORNER HOUSTON AND CROSHY
sis.—Large Stone and light Basement, 65x100; ablimprovements; steim heat; slevators to basemont; will
divide to suit tenants and will make two years lease at
a very low reit. RICHARD V. HARNETT & CO.,
Agents, 71 and 72 Liberty st. Agents, 71 and 72 Liberty st.

OFFICES TO LET-SINGLY OR EN SUITE, LARGE one on first floor, suitable for bankers or brokers' offices, in No. 55 Breadway, being one of the handsomest corner fireproof buildings on Broadway.

H. C. VAN AUKEN, 71 Broadway, New York.

H. C. VAN AUREN, 71 Broadway, New York,
ONE OR TWO LOFTS, DUXIGO, WITH POWER,
light all sides; saltable for woodworker's factory; 74th
st., av A; cheap runt. Inquire engineer.
SHOW WINDOW, LARGE WORK ROUMS, USE OF
Parlors with millner, 146 West 23d st., opposite Proctor's Theatre. SOUTHEAST CORNER 4TH AV. AND 32D ST.-TO t, whole Building or separate. Inquire first flat. TO LET IN FLOORS-THE FINEST FACTORY BUILDING IN THE CITY, 42 TO 50 WEST OTHE ST.; LARGE, LIGHT LOORS, 10,000 SQUARE FEET OF SPACE ON EACH FLOOR; AMPLE STEAM FOWER; GRINNELL SPHINELER; INSURANCE ONE FER CENT.

TO LEASE—A FACTORY, FOUR STORY BUILDING, West 29th st., between 8th and 10th ava., 39x100.

S. F. JAYNE & CO.,

22th West 29th st. and 50 Liberty st.

THREE LIGHT HIGH FLOORS, 88X75, WITH stoam power, for coan business purposes, low insurance (no woodwork allowed), from May 1, in new factory, 512 West 41st st.

TO LET—A DESIRABLE STORE, NEAR HOUSTON street "L" station, for three or five years; will alter to suit tenant. Apply to owner, between 1 and 3, 78 Cedar st., room 12.

TO LET FOR BUSINESS PURPOSES. FURNISHED ROOMS AND APARTMENTS TO LET. TO LET OR LEASE, WITH OR WITHOUT POWER Clears 40 by 85 feet and 50 by 03, in our new factories, tent av. between Keap and Rodony sts. built especially or manufacturing hoxeness. Ingit on four sides, steady feam power, insurabac low, steam heat, power, abovetor, satchman employed, no wood workers; possession at these convenient to all ferries and shipping points. Aply to owners, J. S. & G. F. SIMPSON, 28 Rotney st, trocklyn.

TO LET-FINELY DECORATED STORE, NO. 1,132 froadway, boxt Delmorico's; fibeat position in New Cork for high class business or broke's office, roamble rent to responsible tenants. Apply J. REDFERN, 110 5th and

TO LET -A DESIRABLE BUILDING ON BOWERY, BEAR HOUSEON STREET L'UNION STREET BOURD STREET BUILDING ON BOWERY, BEAR LOSS OF THE STREET WILL APPLY TO GOME 1, TO GO THE STREET WILL APPLY TO GO THE STREET BUILDING TO THE STREET BUILDING THE STREET BUILDING TO THE STREET BUILDING THE STREET BUILDING THE BUILDING THE STREET BUILDING THE BUILDING TWO OFFICES, ONLY \$27 50 MONTHLY; CHEAP set rent down town. Apply 21 Park row, room 34. Im-

MERIT 22D ST.—EXTRA LARGE HOUSE, 28X112, to leave for term or years; altered to suit.

254 West 23d st. and 50 liberty st.

WEST 22D.—THREE LOFTS, 75X40; EXCELLENT light: 25 to 50 horse power; elevator and heat.

DUSENBURY, 11 MURYSY st. WEST 42D ST. AND BROADWAY-LOCATIONS FOR BUSINESS. T. B. MAYHEW, 120 WEST 42D.

23D ST., NEAR 4TH AY.—HOUSE, 26X60X38.0; suitable for business; long lease. FOLSOM BROTHERS, 834 Broadway. 23D ST., NEAR 4TH AV.—HANDSOME SHOW WIN-low Store. G. B. DISBROW, 56 East 23d st. dow Store.

97. 10TH AV.—FINE STORE AND BASEMENT UNder new hotel having 150 rooms: sure fertune for man understanding restaurant and adicon business: cheap rent; near West Washington Market. Owner, 360 8th av.

34TH 87.—FLOT VACANT LOTS BETWEEN BROADway and 7th av. 83x197x75, to leave for long term.

ADRIAN 6. HEGEMAN & CO., 1,321 Broadway. 43 LISPENARD ST. JUST OFF BROADWAY.— mail Store to rent at \$1,000. RICHARD V. HARNETT t CO., Agents, 71 and 73 Litherty at.

126 LIBERTY ST., SOUTHWEST CORNER Greenwich st. Desirable Offices, having north light and every modern mprovement; very low rentals to desirable tonants; no

RICHARD V. HARNETT & CO., Agents, 71 and 73 Liborty st. 127 AND 129 WEST S2D ST.-ATTRACTIVE LOFTS; all light; stoam heat and power; at very low rents; ex-

amine before locating.

834 BROADWAY, NEAR 13TH ST.—OFFICES TO let; elevator; steam heat; \$120 to \$450 per annum.

\$1,800 RENTS FOUR STORY BUILDING; PLATE glass windows; possession. Apply on bromises.

ANDERSON, 50 White st.

DWELLING HOUNES

Furnished.

A Large 20 ROOM HOUSE TO LEASE, FURNIture for sale, 34th st., near Broadway; filled with boarders; rent \$2,000; Furniture \$3,000; easy terms; natisfactory reasons for selling; this house is exclusively in our
hands; a rare opportunity for edunabedy.

JAMES R. EDWARDS & CO.,

1,203 Broadway.

A LARGE, FIRST CLASS, KLEGANT BOARDING House for sale; li rooms; three years 'lease; rent \$2.000; owner recently expended \$10.000 for improvements, sanitary plumbing, &c.; three baths, fire tellets; steam heat throughout; Furniture \$3.500; easy terms; central, just above 42d st., or will losse fully furnished \$300 monthly.

JAMES R. EDWARDS & CO., 1,293 Broadway.

AN EXTRA LARGE HOUSE, 24 ROOMS; FIRST class for business; close to Broadway are Dime Savings Sank; completely furnished; filled with hoarders; \$400 per month, or will assign lease and sell Furniture for \$6,000.

JAMES R. EDWARDS & CO.,

A DOUBLE HOUSE OF 26 ROOMS; BRAUTPULLY furnished ledging house; annual permanent income of over \$7,000; never less year round; rent only \$275 per month; furniture can be had at great bargain; situated near fifth Avenue Hotel. H. J. BLY, 1,253 Broadway. A GENTLEMAN GOING TO EUROPE WILL RENT handsomely furnished four story House, electric light; stoam heat and all improvements. Address box 736 Post office.

AN EXCELLENT OPPORTUNITY FOR PHYSICIAN or dentist—furnished House, near Machattan Club; assured income; \$2,000 capital required.

E. A. DAILEY, 74 West 35th. POOLEY, 101 West 14th st.

CARPETS, DRAPING AND FURNITURE OF NICELY
furnished 12 room house in Harlem, together or separately: rent of house \$50; immediate possession: 33
Rradhurst av. near 145th street clovated station, inspection invited. TO RENT-PURNISHED HOUSE: RENT SAME AS unfurnished; all comforts of cony house. Apply, any hour daily, 240 West 43d at.

2 CONNECTING HOUSES, FULLY FURNISHED; part rent in Board; will sell furniture. 307 West 22d st. Unformished.

A.—8840—BLOCK AND A HALF FROM "L" STAion at 125th st. and 8th av., three story brick, 11 rooms;
erfect order. PORTER & CO., 211 West 125th st. BARGAIN-HOUSE NEAR PARK, 24 ROOMS, \$1,800; Furniture, \$3,000; others \$1,000 upward. HEWITT, 304 West 56th. FOUR STORY AND BASEMENT BROWN STONE, 55th st., near Broadway; reasonable rent.

ASHFORTH & CO., LSIP Broadway.

HOUSE TO LET IN DESIRABLE NEIGHBORhood; sultable for a physician, dentist or private family.
Inquire on premises 855 West 18th st.

SMALL THREE STORY AND BASEMENT BRICK
HOUSE, 11 rooms; rent \$600. Mrs. CODY, L218 1st av.

4 STORY CORNER HOUSE, \$1,500, ONE BLOCK from Grand Central Depot; perfect order; possession, Others, \$1,500 upward, LUDLOW, DAY & CO., 54 West 31st.

FURNISHED ROOMS AND APARTMENTS TO LET.

1.—CONFORTABLE AND WELL FURNISHED Rooms, southern exposure; terms reasonable, 161 East Sath at 1 SUITE, SECOND FLOOR, PRIVATE BATH, SO monthly; office and reception room, fully furnished, near Manhattan Club.

L-SUITE OF ROOMS ON 3D AND 4D FLOORS; also back parior, 28 West 50th st. 57H AV. 557.—LARGE SUNNY ROOM, SUITABLE for two; large closets, hot and cold water; adjoining sath TOTH ST. 216 EAST.-LARGE AND SMALL ROOMS, sleely furnished; bath, gas.

eferences.

11TH ST. 65 WEST.-HANDSOME ROOM, UP ONE light; gentleman; second right hand bell. 1876. ST., 211 EAST.—A COMPORTABLE FURNISHED front Room for gentlemen; house private; references.

187H ST., 223 EAST.—BACHELOR APARTMENTS; elegantly turnished front Parior and Bedroom; suitable for two gentlemen or physician; first floor; references exhance.

nanged.

1871i. 112 EAST.-HANDSOMELY FURNISHED ack Parlor, also hall Reom, with hot and cold running 19TH ST., 50 WEST.—HANDSOMELY FURNISHED arge Room; also ball Rooms for gentlemen; house first lass. class,
197H ST., 139 EAST, NEAR IRVING PLACE.—TWO
large Rooms, together or separate, furnished.
207H ST. 42 EAST, NEAR BROADWAY.—LARGE
front and rear Rooms, nicely furnished; heated; gentlemen only; references.

23D ST., 155 AND 157 WEST.—ROOMS, LARGE AND small, 22 00 upward; newtness unsurpassed.

24TH ST., 453 WEST.—HOUSE, WITH OWNER, ELE-gantly furnished Room; closets, hot and cold water, heat, gas, bath; 34 weekly one block from Ninth avenue "L" station; surface cars in avery direction.

SOTH ST., 19 WEST.—HANDSOMELY FURNISHED tooms, with all conveniences, to let to gentlemen; ref-

convenience.

277H ST. 7 KAST + HANDSOMELY FURNISHED
second Floor, with bath, together or separately; also
single Rooms, breakfast optional.

20TH ST., 2 4 AND 6 WEST (MORKILLA'S RESTAU-rant).—Handsomory furnished raites of two and three coms, with bath; private entrance; reference. 32D ST., 32 WEST,-NICELY FURNISHED BACH-ier Apartment, without Board, near Broadway. 33D ST. 51 WEST -PARLOR, BEDROOM AND BATH for one or two gentlemen. 28 EAST 20TH ST. (MADISON SQUARE) -LARGE, andsome sunny floom, second floor; also others; refer-

42D ST., 147 WEST.-ELEGANT PARLOR FLOOR, eparate or together; also other flooms; Beard optional; references.

420 ST. 242 WEST.—RLEGANT ROOMS, LARGE and medium, baths, attendance, Board, for one or two.

420 ST. 243 WEST.—DUATOR'S OFFICE, LARGE and small Rooms; singly and en suite; Beard optional. 43D ST., 102 WEST.—HALL ROOMS, NICELY FUR-nished, well heated, bath, from \$2 to \$3; references. 44TH ST., 238 WEST, NEAR BROADWAY .- FUR-nished Rooms, on suite or singly; all modern improve-ments; gentlemen only.

46TH ST., 7 EAST .- FURNISHED ROOMS. 47TH ST., 115 WEST.-LARGE AND SMALL NICELY furnished Rooms, with all conveniences, moderate prices.

Sired.

SOTH ST., 24 WEST, NEAR PLAZA HOTEL.—AN elegant Apartment in an elegant location, furnished; men and wife of two gentlemen; steam best, first class attentiance.

SOTH ST., 19 EAST.—A LARGE PRONT ROOM, nicely furnished; southern exposure.

BRIGGS.

GOTH ST., 198 EAST.—TWO CONNECTING ROOMS, nicely furnished, suitable for two gentlemen; reference required.

SOTH ST., 110 EAST. -HANDSONGLY FURNISHED large Rooms; modern private house; all conveniences, grotherman or two.

OTH ST., 72 WEST. -SUIT OF ROOMS, ELEGANTLY furnished; all conveniences; for gontlemen; ball Room THUMAS.

THOMAS.

A.—23D ST., 20 RAST., HANDSOME, FURNISHEE partment overlooking Madison Square Park; reception of the many mathematics. BACHELOK AFARTMENTS TO LET; FINE LIGHT, thind sir, sanitary plumbing; rents \$500 up, including gas lent, attendance and ice water. Apply at Cumberland, froadway, 22d st, and 5th av, or to E. A. CRUIKSHANK t. CO., 176 Breadway. BACHELOR APARTMENT; MAGNIFICENTLY FUR

nee, 41 West 28th st.

BROADWAY, 1,147, BETWEEN 20TH AND 27TH
ts, (Lafayotte).—Handsomely foreighed large and small
looms; bath; transients accommodated.

FUNNISHED ROOMS SUITABLE FOR A PHYSI
lan's office, 6th av.—State terms and accommodations
iddress PHYSICIAN, Continental Hotel. Address fil NICIAN, Continental Hotel.

IN PRIVATE PAMILY OF THREE ADULTS, TWG
neatly furnished Rooms, also two unfurnished; all large
and comfortable, second and third floors; ample closest;
and running water; tollet and bathrooms adjoining;
location contral, just of Broadway; good Baaff if de
sired can be estatuod opposite. 164 West 40th st.

MURRAY HULL.—HANDSOMELY FURNISHED quare and hall Rooms. 363 Lexington av., near 40th st Owner.

PARK AV., LSON, BETWEEN 124 FH AND 123 FH STR.—
to let, two or three nicely furnished and tidyRooms, with
out board, together or separately.

PARLOR AND BASEMENT IN PRIVATE HOUSE
fine neighborhood, near the Grand Hotel.
STONE, 1,238 Broadway.

UNFURNISHED ROOMS AND APART-MENTS TO LETT.

A NEAT SINGLE FLOOR, LIGHT BEDROOMS tobs and bath; \$22 month. 180 East 51st, near Laxing

CHEAPEST ROOMS OFFERED,-TWO, THREE four and six Rooms, from \$0 to \$20 month; good location near 7th av. Apply 160 West 25th st.

FREE RENTS TO MARCH 1-ELEGENT THREE room Apartments; only \$0 monthly. 553 West 49th at. THREE ROOMS AND BATH, FIRST FLOOR; RENT 50. The Winchester, 1.244 Broadway, above 31st st.

To Let-Furnished.

COMPLETELY FURNISHED FLAT, NEAR PARKeight rooms; all improvements. Inquire lanitor, 10s
East 75th st. parlor floor.

East 75th st. parlor floor. FLATS. ELEGANTLY FURNISHED SECOND PLAT IN Conliworth; \$55; seven Rooms; everything new outhern exposure, 418 West 5let at. 7TH AV, AND SOTH ST.-THE VAN CORLEAR, COB-ner Flat, eight rooms and bath; steam heat; elevator-furnished or unfurnished. ADRIAN G, HEGEMAN & CO., 1,321 Broadway.

62 AND 64 WEST 83D ST.—FURNISHED FLATS TO let: station. HENRY DREYER, 1,603 9th sv. To Let-Unfurnished.

ANY ONE ABOUT TO RENT AN APARTMENT bould examine the BROCKHOLST HOTEL

Apartment House, 85th st, and Columbus av.
A new departure: a great success; only four suites left
out of 35; frem three to nine rooms each; with or with
out kitchen; unfurnished.
RESTAURANTS, BARBER'S SHOP, &C.,
elegantly appointed, all in house; magnificent marble
and only aentance hall; passenger and freight elevators
run all night.
The privacy of a home, with all the conveniences of a
hotel, at the price of an ordinary flat. Nothing like them
in the city in the city.

(absolutely freproof).

127 West 58th at. New York.

10 to 20 come rents from \$1,400 to \$4,000.

The most exquisite apartment house in the city; located near the middle of the block.

The decorations, woodwork, ventilation, plumbing heating and elevators are the very best; rooms large and all light; accessible by all railreads.

Built under the direction of R. La Forte, Owner.

INSPECTION INVITED.

S. G. HYATT & CO., Agonts, on premises, or 1,075 Broadway, between 52d and 53d sts.

FIREPROOF APARTMENT BUILDING, CORNER OF MADISON AV. AND 59TH ST.

CORNER OF MADISON AV. AND SOTH ST.

CHOICE APARTMENT, \$1,400, \$1,800.

APPLY TO FRANK HARDY, MANAGER.

THE DOUGLAS,
one door from Union square.
103 East 16th st.

To let from May I-Chelce Apartment of 12 perfectly light rooms, hard wood, mirrors, steam heat, elevator, door service, Ac.; \$1,850. Inquire jamitor, or F. A. DUGRO, 38 Pack row.

A.— ONE DOOR FROM UNION SQUARE,
103 EAST 16TH ST.
104 East 16th St.
105 East 16th St.
106 From UNION SQUARE,
107 East 16th St.
108 East 16th St.
109 East 1

A. — POCANTICO — Broadway, 33d and 54th sts.

Handsome Sultes, nine and ten rooms, all light, butler's pantry, two tolies rooms, connecting with externaair; enbinet trims, air rooms beautifully decorated; private and servant slevations; rent moderate and satendance first class.

A FLAT, FIVE ROOMS AND BATH; STEAM
HEATED; IN FERFECT ORDER; NEAR CORNER
BROADWAY AND BOTH ST.; RENT \$90, APPLY AT
241 WEST 53D ST.

JOHN BRANIGAN, JOHN BRANIGAN.

A.— THE RENILWORTH,
163 Fast 10th st.—Rent free to March 1, elegant Apartment of eight light rooms; heated, hard wood, mirrors, door service, dc.; \$50. Inquire jaulter or F. A. DUGRO,
38 Park row.

A.— THE PARKSIDE,
corner Park av, and Sits st; attractive Apartment, seven rooms, all open to the sam. Janitor, on premises, or T.
8, CLARKSON & CO., 55 Liberty st.

A.-THES ARISTON,
northeast corner Broadway and 55th st.
An elegant corner Apartment of 12 rooms; southern
evpowers; rent \$2.000. Owner on premises.

A.-A.- NOS/ 155 TO 161 WEST 48TH ST.
Seven rooms and bath; newly decorated; cabinet finish; heat, elevator. Superintendent, on the premises. A. NUMBER BIGHTY MADISON AV. A handsome Apartment to rent

A FIRST CLASS TWO FAMILY PLAT, ALL MOD-ern improvements. Apply on premises, janitor, 435 West 30th, or in the store.

A.—MILBURNE, 53D AND 54TH STS., 7TH AV, second Flat, all light rooms; elevator, steam best; reni \$70.

BALTIMORE APARTMENTS. 188 AND 142 EAST doth st. Murray Hill-Sevon and eight rooms, steam theat, hall boy, &c.; rent \$50 to \$70. Information of E. H. LUDLOW & CO.,
47 Liberty st. or 500 5th av. 47 Liberty st. or 500 6th av. CORNER OF 7TH AV. AND 53D ST.—FIVE ROOMS till light, \$30 month; also five and eight rooms at 21 Year 58th st., \$22 and \$35 month. Owner, 160 West 28th

CORNER BARROW AND BEDFORD STS.—SINGLE Flats, four to six rooms and bath. GOODRICH & WOODCOOK, 50 8th av. DENIRABLE, HANDSOMELY BECORATED FLATS; halls heated; four rooms and bath; immediate possession; 342 East 42d st., 818. FOLSOM BROTHERS, 834 Broadway, near 13th st. FLATS OF SIX ROOMS AND BATH; ALL IM-provements; 140 West 36th st., near Broadway; rents \$35 80E & CUDDEBACK, 194 Varick st. to 500.

FOR RENT-EXCEPTIONALLY ATTRACTIVE, UNnaually light Flat of eight rooms. Apply 118 East 45th
st., or J. R. HAY, 7 Wall st.

FREE TO MARCH 1; 835 FOR SEVEN VERY light rooms and bath; steam heat, private halls, hand-some marble entrance. Jantor, 120 West With at.
FLATS WITH LARGE KITCHENS, BOILERS, IM-proved weaktubs; handsomely decorated rooms, 703 6th av., near 48th st. HANDSOME STEAN HEATED APARIMENTS, SIX and saven voous; all the latest improvements; cheapest date of the class on 7th av. Aprily on the premises, corner 7th av. and 119th st., or to

ELANDSOME FLAT OF SEVEN ROOMS, 24 WEST with st., near Plaza Hotel; reat reasonable; pessession at once if required. Apply on promises, or 183 Broadway, room 1;

THE TATOMA,

J.185 Lexington av., northeast corner 80th st.

Handsome corner Apartment, occupying 95 feet fronting; inter large rooms, perfectly light; steam heat, eleator, attendance.

vator, attendance,

THE EDGECOMBE, 185TH ST., CORNER ST., NICH
olas av.—Eligant Apartments; low rents;
decorated; sanitary plumbing; stoam hoated;
large rooms; extra width and depth; private halls.
Apply to DORE LYON, 321 West 138th st.

THE ROCKINGHAM, CORNER SOTH ST. AN
Broadway.—Building absolutely fireproof; elevatistem heat; two Apartments to rent; att light rooms. TWO VERY DESIGNABLE DECORATED STEP, beated Apariments; one suitable for a physician or dutet; in perfect order, Apply junitor, 1,725 Madison at TWO ELEGANT FLATS, IN FINE LOCATION, East 16th st., all modern improvements, to first cle families only; rent low. Inquire of junitor.

STH AV. NO. 404, NEAR SOTH ST.—APARTMENS four rooms, large kitchons, with bollers; rents reascable.

abio.

43D ST. BETWEEN BROADWAY AND STH AV. 38
and 270 West.—Handsomely decorated, steam hood
Plats, six light rooms and bath; reats \$38 to \$40.

43D ST. 270 WEST.—NICELY FURNISHED. STAM
heated Flat, six light rooms and bath; lines, silver, c.;
Elit. 46 BANK ST. (ELEGANT APARTMENT PLA).—
Four and five Recoms.
GOODRICH & WOODCOCK, 208thv.
64TH ST., SR WEST, NSAR CENTRAL PAK.—
Light, elegant, steam heated, decorated Apartmens to
let: terms liboral.

106 WEST 61ST ST.-ELEGANT PLAT TO ET. 134TH St., 14 WEST - FIRST, FIFTH FLOORS, RVE

WANTED TO PURCHASE.

FIREPROOF SAPE, STATE INSIDE DIMENSONS
and price.

J. M. MOSSMAN, 101 Maiden laie. WANTED TO BUY-TWO MONITOR SPA S)DA Water Apparatus. Address SODA, box 307 Herald

1891.—TRUE PROSPECTION, OUR BEST CLAIR voyant, reveals everything; recommended for truthfulness.

Professoress RODLING, 219 6th av.